

## CHAPTER 5

# VISUAL SURVEY, ZONES & THEMES

### 5-1 Introduction

5-1.1 This chapter defines the methods to be used in conducting visual surveys and defining visual zones and themes.

5-1.2 There are two visual surveys performed in the preparation of an installation design guide. They are defined as follows:

- The first survey is performed as an overview of the entire installation. Also known as a windshield survey, this survey is performed to record visual and spatial impressions to define visual zones and themes. The windshield survey is discussed in this chapter.
- The second visual survey is performed after the visual zones are established. This survey is also known as a visual zone inventory. Each visual zone is surveyed to identify and define the visual and spatial assets and liabilities of that zone. This process is further discussed in Chapter 6.

### 5-2 Conducting the Windshield Survey

5-2.1 The first survey or windshield survey is conducted on an installation-wide basis to define the number and types of visual zones. This survey should be carried out as follows.

- Utilize existing installation base maps as defined in Chapter 3 in conducting the survey. Use an installation map that includes all buildings, streets, parking lots, trees, and other physical features and an aerial photograph.

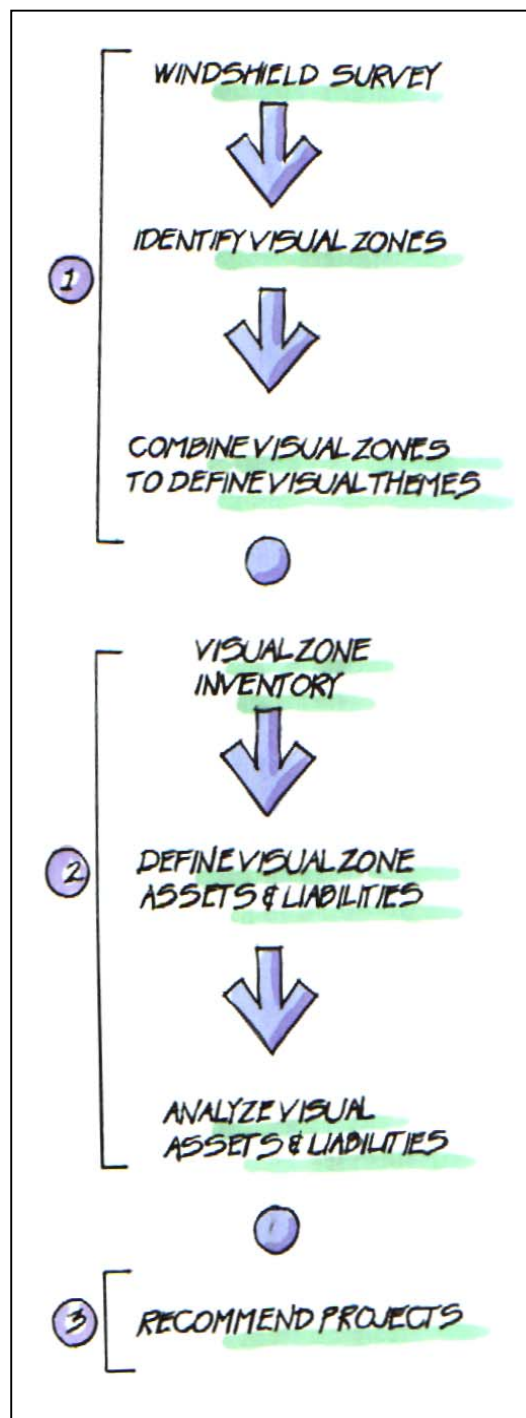


Fig 5.1 The Visual Survey

- Conduct the survey as though the installation is being seen for the first time. Approach the installation through the main gate, and then proceed to major destinations recording visual impressions along the way.
- Take sequential photographs from a moving vehicle and at pedestrian level to record the visual impacts.
- Record visual impressions on the installation base map using a notation system that defines various elements such as differences in architecture or layout that establish an area as different from an adjacent area.
- Record the frequency of encountered functions or elements together with their visual impact.
- Record positive and negative visual impacts to be utilized in the designation of visual zones.

5-2.2 Upon completion of the windshield survey, basic information will have been collected that can be used to identify visual zones.

### 5-3 Identifying Visual Zones

5-3.1 Visual Zones are areas within the installation that include similar visual characteristics. Visual characteristics define a “look” and “feel” of an area created by the dominant features that define its image. Visual and spatial characteristics include unique buildings, vehicular and pedestrian corridors, natural features, spatial relationships, and landmarks.

5-3.2 The recognition and establishment of visual zones is key to the preparation of a viable design guide. Visual zones have often been incorrectly defined according to land use. Although land use characteristics are one of the determinants in classifying

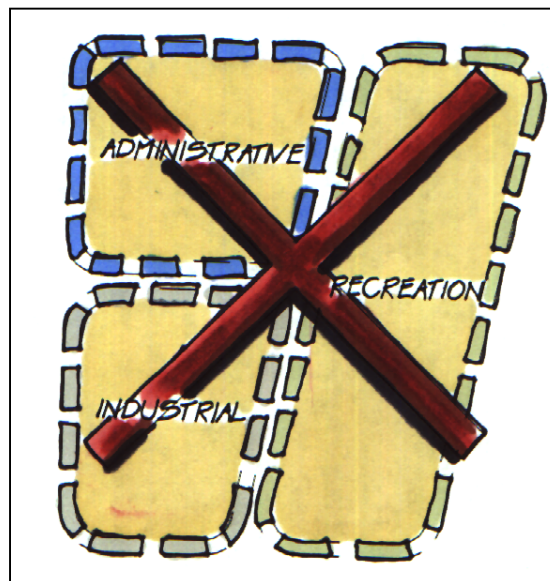


Fig. 5.2 Visual Zones Transcend Land Use

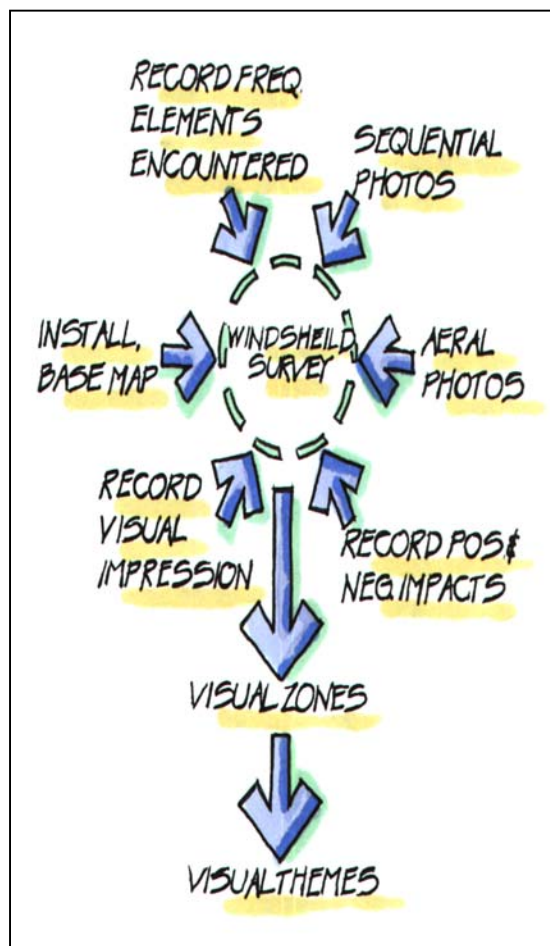


Fig. 5.3 Windshield Survey

visual zones, the actual visual determinants usually transcend land use boundaries. An example of a land use that would include more than one visual zone is a troop housing area that includes a combination of frame WWII vintage barracks in a radial layout adjacent to barracks of the latest design utilizing a “super block” layout. Although they are the same land use, they may be parts of different visual zones.

5-3.3 Barracks areas typically include troop headquarters facilities, eating facilities, and other facilities that are not specifically housing. These areas generally include similar visual determinants and would be part of the same visual zone.

5-3.4 Installation administration areas typically include similar visual determinants and could be included in the same visual zones.

5-3.5 Vast parking areas provided for administrative facilities might be a part of a separate visual zone. A parade ground might also be a part of a separate visual zone depending upon its integration with the administrative buildings.

## 5-4 Identifying Visual Themes

5-4.1 Visual themes are generalized groupings of visual zones that provide the same general use and visual characteristics.

5-4.2 Visual themes are generalized to include the various broad scale activities that occur on an installation. These broad scale general use areas usually include design and layout characteristics that are similar in character, style, scale and/or detailing.

5-4.3 Visual themes may reflect land use areas identified in the Land Use Plan, although some land use areas may not be visually different from other adjacent land

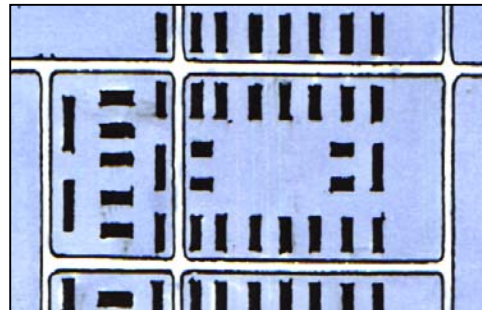


Fig 5.4 Grid Plan

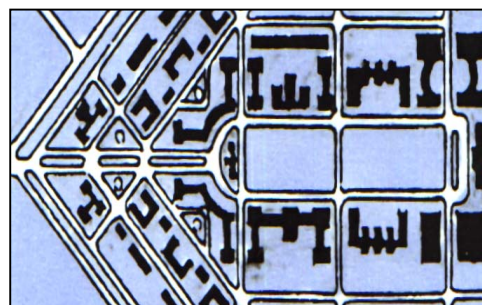


Fig. 5.6 Beaux Arts Plan



Fig. 5.7 Barracks



uses. In the troop housing and administrative area examples utilized in Part 4.6, the barracks areas in different visual zones would be part of the same general visual theme. The administrative buildings, parking and parade ground that are in separate visual zones would be a part of the same visual theme.

5-4.4 Typical installation visual theme areas would be defined as follows:

- Community Life Theme – Includes those activities that relate to the soldiers need for residence, community activities, and recreation.
- Operations Support Theme – Includes those areas providing base administration and operations.
- Industrial Theme – Includes areas providing supply, storage, and major maintenance and utilities.
- Buffer/Open Space Theme – Includes those areas of large open spaces or wooded areas that are primarily utilized as open space with no other specific activity assigned.

5-4.5 Visual themes are established to achieve a perception of visual unification within an installation. The intent of the establishment and critique of visual themes is to create design consistency that will provide orientation and a “sense of place”.

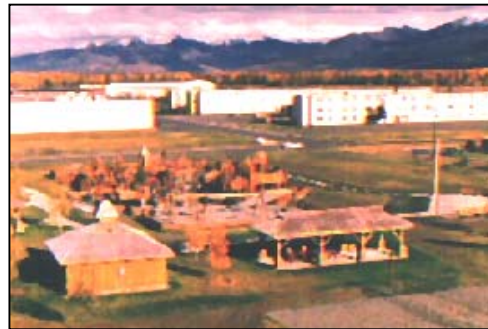


Fig. 5.8 Community



Fig. 5.9 Operations Support



Fig. 5.10 Industrial



Fig. 5.11 Recreational